

008.0

0002

0007.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

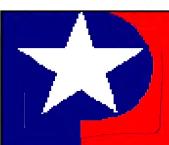
Total Card / Total Parcel

USE VALUE:

1,019,700 / 1,019,700

ASSESSED:

1,019,700 / 1,019,700


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
12		BELKNAP ST, ARLINGTON

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
104		7291.000	508,700		511,000	1,019,700			7129
									GIS Ref
									GIS Ref
									Insp Date
									10/06/17
									1767!

OWNERSHIP

Unit #:

Owner 1: DILLMAN REALTY MANAGEMENT LLC	
Owner 2:	
Owner 3:	
Street 1: P.O. BOX 132	
Street 2:	
Twn/City: CHELMSFORD	
St/Prov: MA	Cntry:
Postal: 01824	Own Occ: N
Postal: 01824	Type:

PREVIOUS OWNER

Owner 1: DILLMAN BRADFORD -	
Owner 2: -	
Street 1: P.O. BOX 132	
Twn/City: CHELMSFORD	
St/Prov: MA	Cntry:
Postal: 01824	

NARRATIVE DESCRIPTION

This parcel contains .167 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1935, having primarily Vinyl Exterior and 2737 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 14 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		7291	Sq. Ft.	Site			0	80.	0.88	1									510,982						511,000	

Total AC/HA: 0.16738

Total SF/SM: 7291

Parcel LUC: 104 Two Family

Prime NB Desc: ARLINGTON

Total:

510,982

Spl Credit

Total: 511,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION

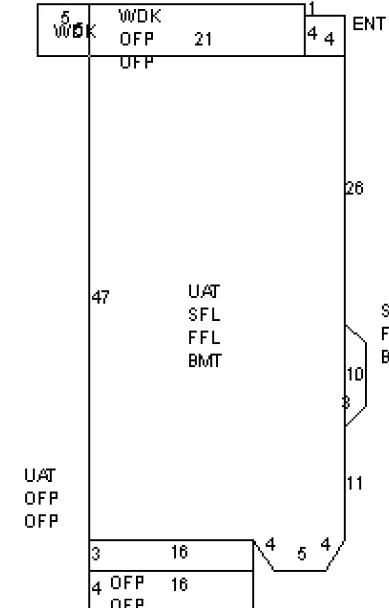
Type:	13 - Multi-Garden
Sty Ht:	2A - 2 Sty +Attic
(Liv) Units:	2 Total: 2
Foundation:	3 - BrickorStone
Frame:	1 - Wood
Prime Wall:	4 - Vinyl
Sec Wall:	%
Roof Struct:	1 - Gable
Roof Cover:	1 - Asphalt Shgl
Color:	WHITE
View / Desir:	

BATH FEATURES

Full Bath:	2	Rating: Average
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

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SKETCH**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1935
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdict:	
Fact:	.

CONDOS INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

INTERIOR INFORMATION

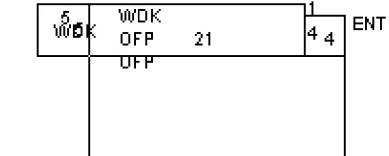
Avg Ht/FL:	STD
Prim Int Wal	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	4 - Carpet 25 %
Bsmt Flr:	12 - Concrete
Subfloor:	
Bsmt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	5 - Steam
# Heat Sys:	2
% Heated:	100 % AC:
Solar HW:	NO Central Vac: NO
% Com Wal	% Sprinkled

DEPRECIATION**CALC SUMMARY****COMPARABLE SALES**

Rate	Parcel ID	Typ	Date	Sale Price
Basic \$ / SQ:	180.00			
Size Adj.:	1.08281124			
Const Adj.:	0.98745072			
Adj \$ / SQ:	192.460			
Other Features:	101500			
Grade Factor:	1.00			
NBHD Inf:	1.00000000			
NBHD Mod:				
LUC Factor:	1.00			
Adj Total:	691218			
Juris. Factor:				Before Depr: 192.46
Depreciation:	182482			Special Features: 0 Val/Su Net: 112.30
Depreciated Total:	508736			Final Total: 508700 Val/Su SzAd: 209.69

COMMENTS

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SKETCH**MOBILE HOME**

Make:		Model:		Serial #:		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

PARCEL ID

008-0-0002-0007.0

More: N

Total Yard Items:

Total Special Features:

Total:

IMAGE**AssessPro Patriot Properties, Inc**